



## High Street, Rickmansworth, WD3

£675,000 Freehold

LIVING ROOM • MODERN KITCHEN/DINING ROOM • THREE BEDROOMS • FAMILY BATHROOM • PRIVATE PARKING TO REAR • FRONT & REAR GARDENS • TOWN CENTRE LOCATION • CLOSE TO STATION

**TREND & THOMAS**  
ESTATE AGENTS SURVEYORS & VALUERS









We are pleased to present this delightful THREE BEDROOM COTTAGE, blending traditional charm with contemporary comforts in Rickmansworth Town Centre. An internal viewing is highly recommended.

Upon entering, the living room welcomes you with its cosy ambience, and leads you through to a modern kitchen and dining room with skylights allowing lots of natural light and French doors leading to the rear garden. A culinary haven, ideal for memorable family meals and gatherings with friends.

To the first floor are bedrooms one and three providing comfortable retreats for rest and relaxation. The family bathroom provides a stylish space for daily rejuvenation and benefits from a bath and a separate walk-in shower. Bedroom two is on the second floor, with built-in wardrobes completing this family home.

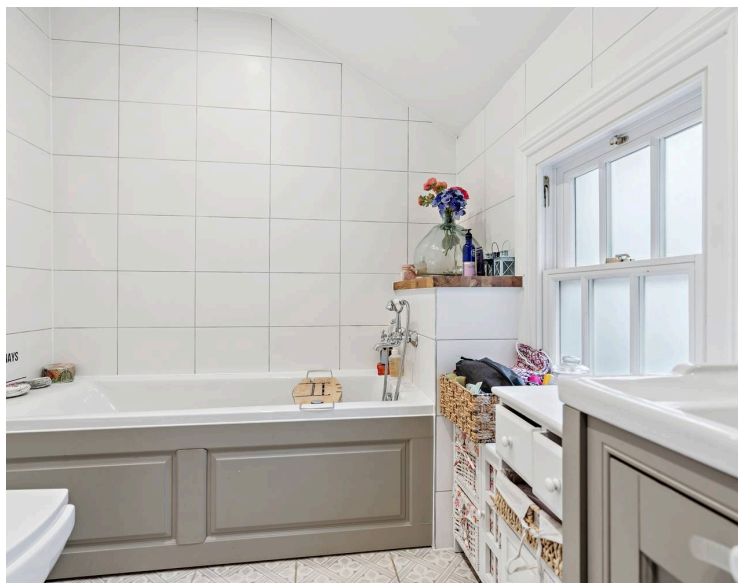
The rear garden has a paved patio area and steps leading to an area of lawn and provides gated access to the private parking to the rear of the property.

Nearest Station: 0.3 miles – Rickmansworth Station

Council Tax band: E

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Approximate Gross Internal Area  
 Ground Floor = 58 sq m / 624 sq ft  
 First Floor = 31.9 sq m / 343 sq ft  
 Second Floor = 16.4 sq m / 176 sq ft  
 Total = 106.3 sq m / 1,143 sq ft



Illustration for identification purposes only,  
 measurements are approximate, not to scale.  
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It is not always possible on viewings to confirm the working order of the central heating or appliances included within the sale; therefore, we strongly recommend that prospective buyers satisfy themselves upon these matters before embarking upon the expense of purchase.

These particulars do not confirm that any fixtures and fittings mentioned are included within a purchase, unless otherwise stated, to include but not limited to carpets, curtains, furnishings, fittings, electrical goods, gas fires, light fittings etc.